

6A

Alberta's Land Settlement Policy

NLP

A NEW DEAL FOR
HOMESTEADERS

THE HOMESTEAD LEASE REGULATIONS WERE ESTABLISHED DURING THE 1948 SESSION OF THE LEGISLATURE TO REPLACE THE AGRICULTURAL LEASE REGULATIONS.

The agricultural lessee has the privilege of taking advantage of the Homestead Lease regulations providing he makes application according to advice contained in the circular letter which has gone out to all agr. Lessees.

The following is a summary of the Homestead Lease regulations:

1. Leases are granted on an area of 320 acres or less of vacant Provincial Land which has been inspected and declared suitable for agricultural purposes.

2. **Purchase Option** — Leases are issued for a term of twenty years but after the completion of ten years, title may be granted to the lessee **FREE OF CHARGE**. After completion of five years the lessee may purchase for the sum of \$100.00 for the first quarter section plus \$1.25 for each additional acre. After the fifth year the purchase price is reduced by 20% for each year thereafter in which the duties are performed until the tenth year when title is granted **FREE OF CHARGE**.

3. **The lessee is required to perform the following duties:**

(a) Each year bring under cultivation and crop an area of land as set out in the regulations. The area to be broken and in crop for the fifth year is 30 acres for each quarter section, if the lessee is residing on the leasehold or 50 acres if the lessee is residing in the vicinity. If the lessee does not wish to obtain title until the tenth year he may continue to lease providing breaking and cropping

is increased as per regulations up to 80 acres per quarter section by the 10th year.

(b) Perform a minimum of six months residence each year during the term of the lease either on the leasehold or in the vicinity on land owned by an immediate relative.

(c) **No crop share is payable during the first three years** of the term of the lease, thereafter a one-eighth crop share is payable for the area required to be in crop as set out in the regulations on the land brought under cultivation by the lessee. For example, at the end of the fifth year the lessee is required to have in crop 30 acres but may actually have in crop 100 acres. He is only required to pay a crop share on the 30 acres.

On land which is under cultivation at the time the lease is issued the lessee is required to pay a one-third crop share.

4. **No crop share is payable** in any year in which the average yield does not meet the cost of production. No crop is considered a failure which averages five bushels or more to the acre.

5. **Taxes** — The lessee is not required to pay taxes while he holds a lease as a portion of the crop share is refunded to the taxing authorities.

6. **Eligibility for a Homestead Lease** — Any person who is a British subject (or Canadian citizen) or declares his intention of becoming such, who is 18 years of age or over and is not the owner of a farm may apply in person for a Homestead Lease providing he has resided in Alberta for two years prior to date of application.

A husband and wife may not individually lease areas totalling more than one-half section.

Any veteran may apply for a Homestead Lease regardless of other lands which he or his wife may hold.

All applications, except from veterans, must be accompanied by a fee of \$5.00.

How to Apply — Application for a Homestead Lease may be made in person at the Provincial Land office or Sub-Agency for the district in which the land is situated.

7. Lands cleared by a contractor for veterans — In the vicinity of the Town of Wanham, in the Peace River district, lands are being cleared and broken by contractors for settlement and rehabilitation of veterans. After the lands have been cleared and broken and prepared for crop by the contractor a veteran may obtain a Homestead Lease under the same terms as outlined above except that he is required to pay a one-third crop share for the first seven years of the term of the lease. Thereafter, the lessee may obtain title to the land or continue under the terms of the lease.

A copy of the regulations and further information can be obtained by writing to the Department of Lands and Mines, Edmonton, Alberta.



GOVERNMENT OF THE PROVINCE OF ALBERTA

Printed by A. Shnitka,
King's Printer